

FAIRFAX COUNTY PARK AUTHORITY

ISSUES

The Fairfax County Park Authority is directed by a twelve-member board appointed by the County Board of Supervisors. One member is appointed from each of the County's nine supervisor districts, and three are appointed at-large. Since its establishment in 1950, the Authority has acquired over 20,064 acres of parkland, including 386 individual parks. Most of the funds to carry out these capital improvements were provided through bond referenda in 1959, 1966, 1971, 1977, 1982, 1988 and 1998. Currently, more than half of operating funds are raised by revenue-producing facilities in the system; additional funding for the operation and maintenance of parks are appropriated annually by the County Board of Supervisors. Grants from the state and federal government supplement funds on a limited basis; however, gifts/donations from individuals, community organizations, corporations and foundations are an increasingly important source of funding for community improvements.

The current capital improvement program of the Fairfax County Park Authority consists of eighteen separate projects. These projects represent those phases of park development requiring funding of similar design and construction activity. The projects, which include a vigorous park land acquisition schedule, are primarily funded from a 1998 bond referendum and general fund. Funds in the amount of \$75.705 million are scheduled over the FY2003 - FY2007 CIP period. \$87.450 million has been authorized or expended thru FY2002 for the projects listed. The next bond referendum for the Park Authority is anticipated to be scheduled for fall 2002 for land acquisition and development.

Based on continual population increases and demand for additional parkland and facilities, the Park Authority is in the process of identifying future needs.

The projects included in the Park Authority program have several functions. The County's parks are designed to directly serve the active and passive recreational needs of the County and to enhance the

County's natural environment. Towards this end, the Park Authority offers protection to critical environmental areas, watersheds, stream valleys and wildlife habitats by acquisition and easements.

PROGRAM GOALS

The primary goals of the Fairfax County Park Authority are:

- 1) To provide the residents of Fairfax County with a park system that will meet their needs for a variety of recreational activities.
- 2) To establish full opportunity for all residents and visitors to make constructive use of their leisure time through the provision of recreational and cultural programs within safe, accessible, and enjoyable parks.
- 3) To serve as the primary public mechanism for the preservation of environmentally sensitive land and water resources and areas of historic significance.
- 4) To preserve, restore and exhibit the County's historical heritage.
- 5) To systematically provide for the long-range planning, acquisition and orderly development of a quality park system which keeps pace with the needs of an expanding population.

One of the Park Authority's primary objectives over the CIP period is to complete construction already begun in County parks and upgrade the various athletic fields and courts maintained by the Park Authority. Another major primary objective is to complete land acquisition under the current bond program authorized in the fall of 1998 and work toward meeting the acreage standard established for acquisition of developable parkland. A third primary objective is the sustainability of existing parkland and facilities.

COMPREHENSIVE PLAN GUIDANCE

The Policy Plan's primary objective regarding parks and recreation emphasizes the need for local and regional programs, parklands and

recreational facilities for current and future residents. In order to accomplish this and other related objectives, the Policy Plan encourages the preservation and protection of park resources, including environmentally and historically significant areas. A priority is also placed upon the acquisition of parkland, and the development of neighborhood, community, district and Countywide parks with appropriate recreational facilities.

PARK COMPREHENSIVE PLAN

The Fairfax County Park Authority 1995-2010 Park Comprehensive Plan is intended to provide the Authority and other decision makers with a blueprint for implementing these goals, objectives and policies. Based on analyses of existing conditions and recreational patterns and trends, the Park Comprehensive Plan establishes criteria, standards and priorities for land acquisition, facility development and resource protection and management. It also assesses Countywide needs for parks, recreation and open space and serves as the framework for related policy and fiscal deliberations. The 1995-2010 Park Comprehensive Plan is being incrementally implemented through a strategic planning process which considers opportunities and constraints at intervals that coincide with the time table for the County's Capital Improvement Program development.

RECENT PROGRAM ACTIVITY

Over the past fiscal year, the Fairfax County Park Authority acquired an additional 738 acres of land. In conjunction with the purchase of parkland, the Fairfax County Park Authority also received a dedication of 208 acres as an addition to the Hunter Assemblage and acquisition of 42 acres at Pine Ridge School Site for parkland. Some of the recent improvements constructed during the past fiscal year include: core area facility at Lake Accotink including renovation of the marina and lakeside wall, picnic area, playground, restroom concession building, paved parking, miniature golf and landscaping; athletic field lighting at Braddock Park; landscape design and construction at Idylwood, Jefferson Village and Tyler Parks; playground installation at various park sites including Great Falls Grange; trail construction in Accotink Stream Valley and Sugarland Run Stream Valley; and construction of a fitness room at Oak Marr Recreation Center.

CURRENT PROGRAM SUMMARY

The Park Authority's combined program from Bond Programs and General County Funds consists of 16 projects for a total cost of \$173.3 million. Funds in the amount of \$75.705 million are scheduled over the five-year CIP period.

Projects 1 through 5 are to be funded by General County Funds.

1. **American Disabilities Act (Countywide).** This is a continuing project to address ADA Compliance measures throughout County parks.
2. **Park Authority General Maintenance (Countywide).** This is a continuing project to address Park Authority general maintenance requirements at non-revenue producing parks including: plumbing, electrical, lighting, security/fire systems, sprinklers, HVAC, and roof repairs.
3. **Parks Facility Maintenance (Countywide).** This is a continuing project to address minor routine repairs.
4. **Parks Ground Maintenance (Countywide).** This is a continuing project to address parks ground maintenance.
5. **Laurel Hill Development.** \$2,000,000 for master plan and plan for renovation of facilities at site. It should be noted that a total of \$2.0 million has been included in FY 2003 for park master planning and for property management including: security/maintenance contracts, essential maintenance of grounds, fences and infrastructure, asbestos abatement, utility requirements, and engineering studies related to future building uses and design issues.

Projects 6 through 16 are to be funded by the Park Bond Referendums.

6. **Athletic Fields.** \$7,400,000 for new field development; renovation of existing fields; and lighting and irrigation of existing

fields throughout the county. Projects include irrigation of diamond fields at Ossian Hall, Cunningham, Lake Fairfax, Franklin Farm and Ellanor C. Lawrence Parks; lights for diamond fields at Beulah, Cunningham, Braddock and Ellanor C. Lawrence Parks; irrigation of rectangular fields at George Washington, Franklin Farm and Ellanor C. Lawrence Parks; lights for rectangular fields at Braddock, Cunningham and Ellanor C. Lawrence Parks; renovation of diamond fields at Clermont and Walnut Hills; renovation of rectangular fields at Clermont and Hooes Road; new diamond fields at Mason District, Clermont, Hutchison School Site and McLean High Parks; and new rectangular fields at Hutchison School Site, McLean High, Bailey's Area and Greentree Village Parks.

7. **Infrastructure Renovation.** \$4,900,000 for repairs and improvements to park roads and parking lots countywide including Lee District, Greenbriar and Providence Parks; renovation of parking lot lighting at recreation centers; renovation of court lighting at Jefferson District Park; a new maintenance facility; funds to match volunteer programs; and improvements to Green Spring Gardens park site.
8. **Trails and Stream Crossings.** \$4,200,000 for improvements to existing trails and bridges; and additional trails and stream crossings with emphasis on connecting existing trail systems. Stream valleys include Accotink, Cub Run, Difficult Run, Holmes Run, Long Branch, Rocky Run and South Run Stream Valley Parks.
9. **Natural and Cultural Resource Facilities.** \$10,000,000 for preservation and stabilization of several historic sites and buildings including Ash Grove, Historic Huntley, Mt. Air, Ox Hill and Union Mills; dam and dredging of Lake Accotink; stabilization of stream valley areas; improvements to Huntley Meadows wetland impoundment; and development of horticulture facilities.
10. **Community Park Development.** \$6,000,000 for phased development of several new and existing community parks throughout the county with both passive and active types of

recreational facilities. Sites include Centreville Farms Area, Circle Towers, Great Falls Nike, Grist Mill, Idylwood, Jefferson Village, Muddy Hole, Reston Town Green, Stratton Woods, Turner Farm and Tyler Parks.

11. **Building Renovations.** \$5,000,000 for repairs and replacement of park facilities including roofs and mechanical systems; and remodeling of facilities for improved space utilization. Sites include Lake Fairfax, the field house at South Run Park and the indoor recreation centers at Mt. Vernon, Oak Marr, Spring Hill and Wakefield.
12. **Playgrounds, Picnic Areas and Shelters; Tennis and Multi-use Courts.** \$2,500,000 for replacement of old below standard play equipment with new and expanded equipment; additional new playgrounds and renovation of picnic areas; new picnic shelters; and repair and renovation of tennis and multi-use courts.
13. **West County Recreation Center.** \$18,527,000 for land acquisition, design and construction of a West County Recreation Center. Funding sources include General Fund, General Obligation bonds and Park Authority Trust Funds. Funding in the amount of \$2,627,000 will be reallocated from other Park bond projects.
14. **Land Acquisition.** \$20,000,000 for acquisition of new parkland sites that fall within one or more of the following categories: parcels of 25 acres or more for active recreational development; land adjacent to existing parks that will expand recreational opportunities; sites in high density areas of the county deficient in open space; lands to protect significant natural and cultural resources; and sites in the rapidly expanding areas of the county. Recent acquisitions funded under this category include: 10 acres adjacent to Frying Pan Park in the Hunter Mill District; 19 acres at Turner Farm in the Dranesville District; 13 acres at the John C. and Margaret K. White Horticultural Park in the Mason District; 39 acres in the Accotink Stream Valley in the Springfield District; 28 acres adjacent to Huntley Meadows in the Lee District; 16 acres along Difficult Run Stream Valley in the Hunter Mill and Sully

Districts; 101 acres adjacent to Richard Jones Park in the Sully District; 17 acres in the Fort Hunt Road area in the Mt. Vernon District; 405 acres in Hunter Assemblage in the Sully District; 58 acres adjacent to the Fairfax County Parkway in the Springfield District; and 7 acres adjacent to Nottoway Park in the Providence District.

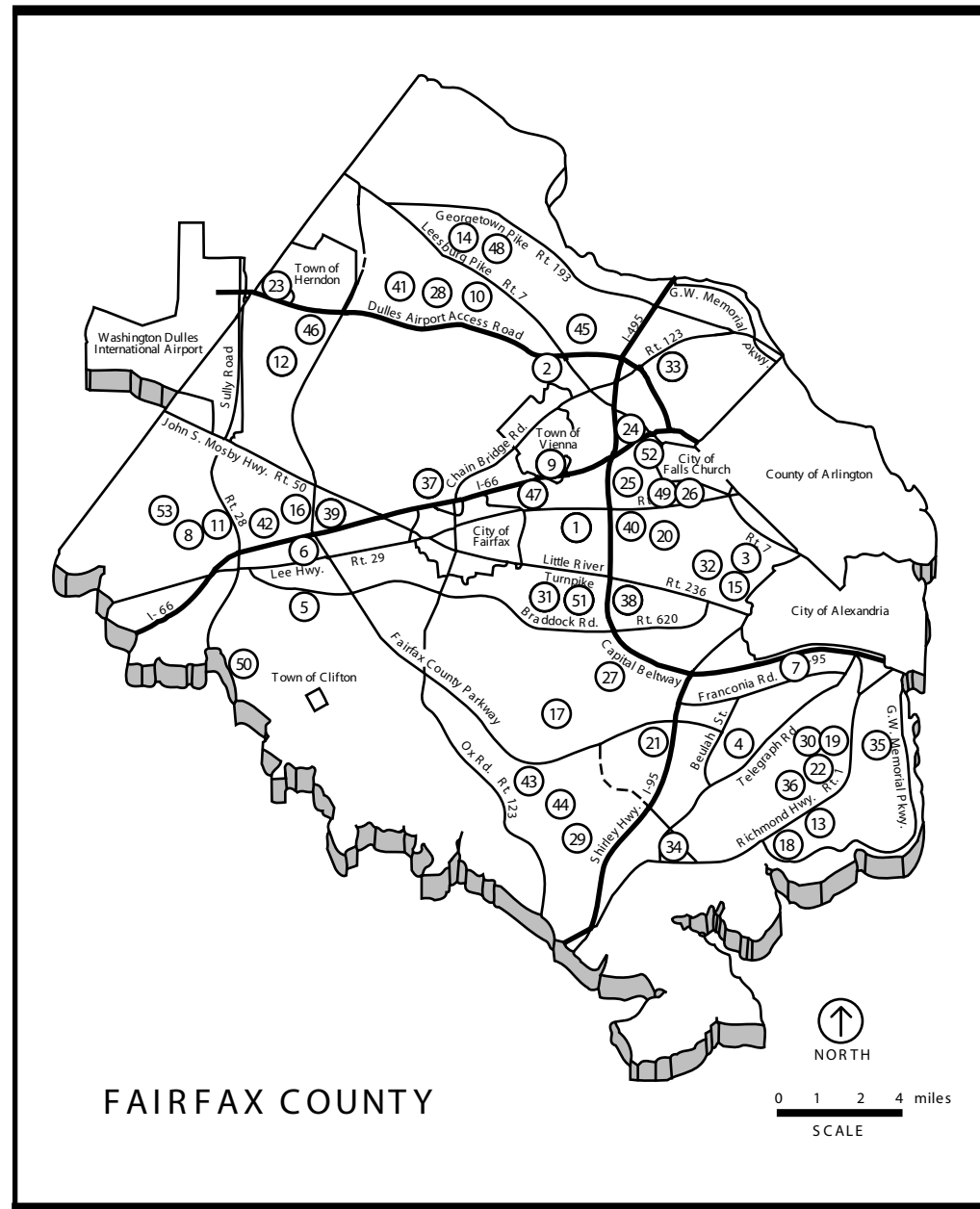
15. **Projects under Construction.** \$55,310,000 for projects that are completed and are in the warranty period. It is anticipated that all projects will be completed and funds expended by the end of FY2002.
16. **Land Acquisition and Development (Future Bond 2002).** \$20,000,000 to complete land acquisition projects initiated as part of the 1998 Park Bond Program and for development of park facilities including renovation and new construction of park improvements throughout the county. The development funding will include \$1.4 million for costs associated with the Wakefield Girls Softball Complex and \$2.475 million for land acquisition associated with Pleasant Valley Road. This request is based on the rapid pace of development in the county and the reduced amount of open space. Acquisition of new parkland sites will fall within one or more of the following categories: parcels of 25 acres or more for active recreational development; land adjacent to existing parks that will expand recreational opportunities; sites in high density areas of the county deficient in open space; lands to protect significant natural and cultural resources; and sites in the rapidly expanding areas of the county.

Park Authority

1. Accotink Stream Valley^(a)
2. Ash Grove^(b)
3. Bailey's Area^(c)
4. Beulah^(c)
5. Braddock^(c)
6. Centreville Farms Area^(d)
7. Clermont^(c)
8. Cub Run Stream Valley^(a)
9. Cunningham^(c)
10. Difficult Run Stream Valley^(a)
11. Ellanor C. Lawrence^(c)
12. Franklin Farm^(c)
13. George Washington^(c)
14. Great Falls Nike^(d)
15. Green Spring Gardens^(e)
16. Greenbriar^(e)
17. Greentree Village^(c)
18. Grist Mill^(d)
19. Historic Huntley^(b)
20. Holmes Run Stream Valley^(a)
21. Hooes Road^(c)
22. Huntley Meadows^(b)
23. Hutchison School Site^(c)
24. Idlywood^(d)
25. Jefferson District^(e)
26. Jefferson Village^(d)
27. Lake Accotink^{(b)(f)}
28. Lake Fairfax^(c)
29. Laurel Hill - Laurel Hill Development
30. Lee District^(e)
31. Long Branch Stream Valley^(a)
32. Mason District^(c)
33. McLean High^(c)
34. Mt. Air^(b)
35. Mt. Vernon Recreation Center^(f)
36. Muddy Hole^(d)
37. Oak Marr Recreation Center^(f)
38. Ossian Hall^(c)
39. Ox Hill^(b)
40. Providence^(e)
41. Reston Town Green^(d)
42. Rocky Run Stream Valley^(a)
43. South Run^(f)
44. South Run Stream Valley^(a)
45. Spring Hill Recreation Center^(f)
46. Stratton Woods^(d)
47. Towers^(d)
48. Turner Farm^(d)
49. Tyler^(d)
50. Union Mills^(b)
51. Wakefield Recreation Center^(f)
52. Walnut Hills^(c)
53. West County Recreation Center

Footnotes:

- (a) Trails and Stream Crossings
 (b) Natural and Cultural Resources
 (c) Athletic Fields
 (d) Community Park Development
 (e) Infrastructure Renovations
 (f) Building Renovations



**PROJECT COST SUMMARIES
PARK AUTHORITY
(\$000's)**

PROJECT TITLE/NUMBER (FUNDING SOURCE)/1	TOTAL PROJECT COST /2	AUTHORIZED/ EXPENDED/ THRU FY2002	FY2003	FY2004	FY2005	FY2006	FY2007	TOTAL FY2003-FY2007	TOTAL FY2008-FY2012	ADDITIONAL NEEDED
1. ADA Compliance / 009416 (G)	1,540	/ 7	154	154	154	154	154	770	770	
2. Gen Maintenance / 009417 (G)	5,950	/ 7	505	605	605	605	605	2,925	3,025	
3. Ground Main. / 009442 (G)	7,900	/ 7	700	800	800	800	800	3,900	4,000	
4. Facility Main. (minor routine repairs) / 009443 (G)	4,700	/ 7	470	470	470	470	470	2,350	2,350	
5. Laurel Hill Develop. / 009444 /3 (G)	2,000		2,000					2,000		
6. Athletic Fields / 474198 (BO)	7,400	2,280	2,150	1,540	1,430			5,120		
7. Infrastructure Renovation/ 474498 (BO)	4,900	1,610	2,450	500	340			3,290		
8. Trails and Stream Crossings/ 474698 (BO)	4,200	1,070	1,360	950	820			3,130		
9. Natural and Cultural Resource Facilities / 475098 (BO)	10,000	1,180	4,200	4,620				8,820		
10. Community Park Development/ 475598 (BO)	6,000	1,430	2,650	760	1,160			4,570		
11. Building Renovations / 475898 (BO)	5,000	1,850	860	2,290				3,150		
12. Playgrounds; Picnic Areas and Shelters, Tennis and Multi-use Courts / 475998 (BO)	2,500	1,820	680					680		
13. West Co Recreation Center 476098 /4 /5 (BO,G)	18,527 (2,627)	1,400	12,597 (2,627)	4,530				17,127 (2,627)		
14. Land Acquisition / 476198 (BO)	20,000	19,750	250							
15. Projects under Constr. / 6 (BO)	55,310	55,060	250							
16. Land Acquisition & Development (Future Bond 2002) (BO)	20,000		5,000	5,000	10,000			20,000		
TOTAL	\$173,300	\$87,450	\$33,649	\$22,219	\$15,779	\$2,029	\$2,029	\$75,705	\$10,145	

/1 BO = General Obligation Bonds, G = General Fund.

/2 Total project cost may differ from proposed CIP cash flow due to rounding.

/3 Future funding for this project is undetermined.

/4 Funding sources include \$500,000 from the General Fund, \$17,627,000 from General Obligation bonds and \$400,000 from Park Authority Trust Funds for a total of \$18,527,000.

/5 Funding in the amount of \$2,627,000 will be reallocated from other Park bond projects.

/6 These Projects are currently under construction or have been completed and are in the warranty period: Park Bond Issuance Costs, Park Contingency,

Lane's Mill Restoration, Athletic Field Development, Lake Accotink, Community Park Development, Park Building Renovation and Land Acquisition.

/7 Project is continuing and prior appropriation is not shown.

Note: Numbers in italics represent funded amounts.